

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF MARCH 18, 2014

Item 5, Report No. 4, of the Finance, Administration and Audit Committee, which was adopted without amendment by the Council of the City of Vaughan on March 18, 2014.

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KLEINBURG LIBRARY RENOVATIONS - WARD 1

The Finance, Administration and Audit Committee recommends approval of the recommendation contained in the following report of the Commissioner of Strategic and Corporate Services and the Director of Building and Facilities, dated March 3, 2014:

Recommendation

The Commissioner of Strategic and Corporate Services and the Director of Building and Facilities, in consultation with the Acting Commissioner of Finance and City Treasurer and the Chief Executive Officer of Vaughan Public Libraries recommend:

1. That staff be authorized to proceed with the tendering of Capital Project LI-4538-13, Kleinburg Library Building Repairs/Improvement; and
2. That further to completing the tendering process, staff report back to Committee and Council with an award report including a recommendation to increase the project's budget.

Contribution to Sustainability

This report is consistent with the priorities previously set by Council in the Green Directions Vaughan, Community Sustainability Environmental Master Plan, Goal 2, Objective 2.3:

- To create a City with sustainable built form.

Economic Impact

Based on the cost estimate prepared by A.W. Hooker, and the remaining funds in this project, staff estimates a funding shortfall of up to \$400,000. Once the tendering process is complete, staff will bring an award report to Committee of Whole, in which the exact amount of necessary additional funding will be quantified. The original funding source for the project is the Building and Facilities Infrastructure Reserve, and it is anticipated that additional funding requirements will be sourced from the same reserve.

Communications Plan

Not applicable.

Purpose

The purpose of this report is to inform Council of the progress to date on the Kleinburg Library Building Repairs/Improvements project, and to recommend the next steps going forward.

Background - Analysis and Options

In June 2013 the Vaughan Public Library (VPL) Board endorsed the Nino Rico Architect plan for the renovation of the Kleinburg Library, utilizing the approved 2013 capital budget of \$750,000, fully funded from the Building & Facilities Infrastructure Reserve.

On September 13, 2013, the tender for the renovation closed with 12 submissions, all of which were substantially over budget, with the lowest bidder at \$1,042,990 (net of contingency and applicable taxes).

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Further to consultations and meetings between staff from VPL and Building and Facilities (B&F), and Nino Rico Architect, the project underwent a redesign to reduce scope where possible, while retaining essential structural repair work and the necessary renovations. Further to completing the redesign, a professional cost estimator (A.W. Hooker) was contracted to provide a pre-tender estimate of the redesigned scope of work.

On January 21, 2014 A.W. Hooker provided the pre-tender cost estimate. Based on the cost estimate, staff identified a shortfall of up to \$400,000 in the project's funding.

On February 7, 2014 staff from VPL and B&F met with Nino Rico Architect to explore options for further scope reductions in order to attempt a further reduction in estimated project costs. Following the meeting, it is the opinion of staff and Nino Rico Architect that further scope reductions are not feasible.

On February 20, 2014, the VPL Board passed a motion that the Board supports a report being submitted to Council as soon as possible requesting additional funding for the project, and the reasons for the request.

It is staff's recommendation to proceed to tender as soon as possible to secure competitive pricing for this project. Following the tendering process, in which the actual project cost will be determined, staff will bring an award report to Committee of the Whole and Council, in which the exact amount of necessary additional funding will be quantified.

Relationship to Vaughan Vision 2020 / Strategic Plan

In consideration of the strategic priorities related to Vaughan Vision 2020, the project will provide:

- **STRATEGIC GOAL:**
Service Excellence – Providing service excellence to citizens.
- **STRATEGIC OBJECTIVES:**
Pursue Excellence in Service Delivery; and Enhance and Ensure Community Safety, Health and Wellness.

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated.

Regional Implications

N/A.

Conclusion

Based on the estimated cost of the work, staff has identified a shortfall in the funding for this project. Staff recommend to proceed with tendering the project to secure competitive pricing for the construction work. An award report to Committee of the Whole and Council will quantify the funding shortfall.

Attachments

Attachment # 1: Vaughan Public Library Board Motion, February 20, 2014.

Report prepared by:

Michael Shatil, Director of Building and Facilities, Ext. 8173

(A copy of the attachments referred to in the foregoing have been forwarded to each Member of Council and a copy thereof is also on file in the office of the City Clerk.)